

## TRANSCRIPT

UNITED STATES DISTRICT COURT

DISTRICT OF MASSACHUSETTS

CIVIL ACTION NUMBER: 04-11924-RGS

IAN J. BROWN, JAMES BROWN AND BARBARA BROWN,  
Plaintiffs,

VS

UNITED STATES OF AMERICA, VERIZON NEW ENGLAND,  
INC. and BOSTON EDISON COMPANY d/b/a NSTAR  
ELECTRIC,

Defendants.

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30(b)(6) DEPOSITION OF U.S. AIR FORCE  
BY DENNIS P. CRONIN, taken on behalf of the  
Verizon New England, Inc., pursuant to the  
applicable provisions of the Massachusetts Rules  
of Civil Procedure, before Ayako Odanaka, Notary  
Public, Certified Shorthand Reporter and  
Registered Professional Reporter within and for  
the Commonwealth of Massachusetts, at the  
Offices of Prince, Lobel, Glovsky & Tye, LLP,  
585 Commercial Street, Boston, Massachusetts, on  
April 28, 2005, at 1:10 p.m., as follows:



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1 from looking at those documents, as to  
2 whether the Air Force has any interest in  
3 land over which Hartwell Road passes?

4 A. The only interest the Air Force has  
5 is in the trailer park.

6 Q. And what is that interest?

7 A. To maintain what we classify as the  
8 mobile home park, which is on both sides,  
9 both the north and the south side of  
10 Hartwell.

11 Q. Do you have an understanding  
12 whether the Air Force owns that property?

13 A. The Air Force only owns a very  
14 small piece of property and the rest is  
15 from a lease agreement with Massport.

16 Q. Are you familiar with which piece  
17 -- You indicated that the Air Force only  
18 owns a small piece.

19 A. Acreage wise, yes.

20 Q. And do you know where that piece is  
21 located?

22 A. Pretty much.

23 Q. Well, let me ask you this. Is it  
24 located north of Hartwell Road?



1 A. Yes.

2 Q. Does it own any property south of  
3 Hartwell Road?

4 A. No.

5 Q. And you indicated that some other  
6 property was maintained pursuant to a  
7 lease agreement with Massport.

8 A. There were various leases that we  
9 kept on file. Some of them did not  
10 pertain to the Air Force, but, again,  
11 because we're the regional real estate  
12 office, we're like a magnet, and we have  
13 to keep just about everything. If -- if  
14 you look at the trailer park agreement  
15 with Massport, you'll see it's broken up  
16 into three separate parcels.

17 Q. So there's a trailer park lease  
18 agreement with Massport.

19 A. That's correct.

20 Q. And was that lease agreement in  
21 effect as of January 4th, 2002?

22 A. Yes.

23 Q. Okay. And do you know -- You  
24 indicated that that was divided into three



1 individual pieces.

2 A. That one lease is divided into A, B  
3 and C.

4 Q. And do you know where the property  
5 for that lease is located?

6 A. Yes. Parcel A is the trailer park,  
7 both north and south side of Hartwell.  
8 Parcel B, I believe, is what we call  
9 FamCamp, which is not really near the  
10 trailer park at all. It's a recreational  
11 site closer to the -- the runway perimeter  
12 fence. And parcel C is a SAMSO facility  
13 site, which is closer to the Virginia Road  
14 end.

15 Q. Do all three of those parcels abut  
16 Hartwell Road?

17 A. No.

18 Q. Which parcels abut Hartwell Road?

19 A. Just the trailer park.

20 Q. And you indicated that Parcel A,  
21 with respect to the lease agreement with  
22 Massport, is both north and south of  
23 Hartwell Road.

24 A. That's correct.



1 Q. Do you know if it encompasses  
2 Hartwell Road as well?

3 A. It does not.

4 Q. And does the lease agreement  
5 specifically state that Hartwell Road is  
6 not part of that property?

7 A. No, it does not.

8 Q. How do you conclude that the lease  
9 agreement does not include Hartwell Road  
10 as well?

11 A. It's not our roadway.

12 Q. Do you know whose roadway it is?

13 A. I would be presumptuous, but I  
14 would say the Town of Bedford.

15 Q. Have you looked at any documents  
16 which indicate that the town owns the  
17 road?

18 A. No.

19 Q. Have you spoken to anyone that  
20 indicated the town owns the road?

21 A. I have spoken to Miss St. John, who  
22 is the Bedford engineer. This was almost  
23 a year and a half ago when this issue  
24 first came up, at which time we were



1 maintains Hartwell Road?

2 A. We do not.

3 Q. And if the Air Force were  
4 responsible for maintaining Hartwell Road,  
5 would that be something that falls within  
6 your job responsibilities?

7 A. Going back to 2002 date, yes.

8 Q. At January 4th, 2002, in your  
9 position then with the 66th Civil  
10 Engineering, did you have a list of roads  
11 at Hanscom for which you were responsible?

12 A. On base, yes.

13 Q. By the way, do you consider  
14 Hartwell Road off base?

15 A. Yes.

16 Q. And do you consider the trailer  
17 park area that you've referenced was under  
18 lease agreement off base?

19 A. Yes, we do.

20 Q. By Hanscom Air Force Base -- Strike  
21 that.

22 What do you consider it to be,  
23 Hanscom Air Force Base?

24 A. Anything inside the perimeter of

